

Certificate of Notice Page 1 of 2
 United States Bankruptcy Court
 Eastern District of Pennsylvania

In re:
 Raymond W. Kuemmerle, Jr.
 Raymond W. Kuemmerle, Jr.
 Debtors

Case No. 18-12347-elf
 Chapter 13

CERTIFICATE OF NOTICE

District/off: 0313-2

User: Keith
 Form ID: pdf900

Page 1 of 1
 Total Noticed: 4

Date Rcvd: Oct 08, 2019

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Oct 10, 2019.

db	+Raymond W. Kuemmerle, Jr., MAILING ADDRESS, 102 Knollwood Drive, Lansdale, PA 19446-1607
aty	+MICHELLE LEE, Georgette Miller & Associates, 119 South Easton Road, Glenside, PA 19038-4525
intp	+Christopher Kuemmerle, Appointed Next Friend of, Raymond Kuemmerle, Jr., 102 Knollwood Drive, Lansdale, PA 19446-1607

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
 cr +E-mail/PDF: gecsed@recoverycorp.com Oct 09 2019 03:28:03 Synchrony Bank,
 c/o PRA Receivables Management, LLC, PO Box 41021, Norfolk, VA 23541-1021

TOTAL: 1

***** BYPASSED RECIPIENTS (undeliverable, * duplicate) *****
 cr ##+SELECT PORTFOLIO SERVICING, INC., 3815 South West Temple, Salt Lake City, UT 84115-4412
 TOTALS: 0, * 0, ## 1

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

Addresses marked '##' were identified by the USPS National Change of Address system as undeliverable. Notices will no longer be delivered by the USPS to these addresses; therefore, they have been bypassed. The debtor's attorney or pro se debtor was advised that the specified notice was undeliverable.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Oct 10, 2019

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on October 8, 2019 at the address(es) listed below:

ANDREW M. LUBIN	on behalf of Creditor	MEB Loan Trust alubin@milsteadlaw.com, bkecf@milsteadlaw.com
DANIELLE BOYLE-EBERSOLE	on behalf of Creditor	ABS REO Trust VI c/o Select Portfolio Servicing debersole@hoflawgroup.com, pfranz@hoflawgroup.com
GEORGETTE MILLER	on behalf of Debtor Raymond W. Kuemmerle, Jr.	info@georgettemillerlaw.com, georgettemillerlaw@gmail.com;mlee@georgettemillerlaw.com;gmecfmail@gmail.com;cfink@georgettemillerlaw.com;smithcr50524@notify.bestcase.com;millrgr50524@notify.bestcase.com;dmayberry@georgettemillerlaw.com
KEVIN G. MCDONALD	on behalf of Creditor	BANK OF AMERICA, N.A. bkgroup@kmlawgroup.com
KEVIN G. MCDONALD	on behalf of Creditor	PENNSYLVANIA HOUSING FINANCE AGENCY bkgroup@kmlawgroup.com
MARIO J. HANYON	on behalf of Creditor	BANK OF AMERICA, N.A. paeb@fedphe.com
REBECCA ANN SOLARZ	on behalf of Creditor	MEB Loan Trust bkgroup@kmlawgroup.com
REBECCA ANN SOLARZ	on behalf of Creditor	BANK OF AMERICA, N.A. bkgroup@kmlawgroup.com
THOMAS YOUNG.HAE SONG	on behalf of Creditor	BANK OF AMERICA, N.A. paeb@fedphe.com
United States Trustee		USTPRegion03.PH.ECF@usdoj.gov
WILLIAM C. MILLER, Esq.		ecfemails@phl3trustee.com, philaecf@gmail.com
WILLIAM C. MILLER, Esq.	on behalf of Trustee WILLIAM C. MILLER, Esq.	ecfemails@phl3trustee.com, philaecf@gmail.com

TOTAL: 12

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

IN RE: Raymond W. Kuemmerle Jr.
Debtor

CHAPTER 13

MEB Loan Trust
Movant
vs.

NO. 18-12347 ELF

Raymond W. Kuemmerle Jr. Debtor

Catherine R. Kuemmerle Co-Debtor

William C. Miller Esq. Trustee

11 U.S.C. Sections 362 and 1301

ORDER

AND NOW, this 8th day of October, 2019 at Philadelphia, upon failure of Debtor, the Co-Debtor, and the Trustee to file an answer or otherwise plead, it is:

ORDERED THAT: the Motion for Relief from the Automatic Stay and Co-Debtor Stay is **GRANTED**, and the automatic stay under Section 362 Title 11 of the United States Code, as amended (the Bankruptcy Code), and the Co-Debtor stay under Section 1301 of the Bankruptcy Code, are **MODIFIED** with respect to the subject premises located at 2420 Brookdale Avenue, Abington, PA 19001 ("Property"), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff's Sale (or purchaser's assignee) may take any legal action for enforcement of its right to possession of the Property.



**ERIC L. FRANK
U.S. BANKRUPTCY JUDGE**